
Pursuant to the advertisement, posting of property, and public hearing on the Petition and it appearing that strict compliance with the Baltimore County Zoning Regulations would result in practical difficulty and unreasonable hardship upon the Petitioner(s) and the granting of the variance(s) requested will not adversely affect the health, safety, and general welfare of the community, the variance(s) should be granted.

Therefore, IT IS ORDERED by the Zoning Commissioner of Baltimore County, this 16th day of October, 1987, that the herein Petition for Variance(s) to permit a side yard setback of 2.8 feet in lieu of the required 11.25 feet for an open projection (deck), be and is hereby GRANTED, subject to the following:

- 1) The Petitioner may apply for his building permit and be granted same upon receipt of this Order; however, Petitioner is hereby made aware that proceeding at this time is at his own risk until such time as the applicable appeal process from this Order has expired. If, for whatever reason, this Order is reversed, the Petitioner would be required to return, and be responsible for returning, said property to its original condition.

J. Robert Haines
Zoning Commissioner of
Baltimore County

JRH:bjs

BALTIMORE COUNTY ZONING PLANS ADVISORY COMMITTEE

September 16, 1987

COUNTY OFFICE BLDG.
111 W. Chesapeake Ave.
Towson, Maryland 21204

000

MEMBERS
Bureau of
Engineering
Department of
Traffic Engineering
State Roads Commission
Bureau of
Fire Prevention
Health Department
Project Planning
Building Department
Board of Education
Zoning Administration
Industrial
Development

Mr. Nachum Rachamin
8007 Arrowhead Road
Baltimore, Maryland 21208

RE: Item No. 500 - Case No. 88-110-A
Petitioner: Nachum Rachamin, et ux
Petition for Zoning Variance

Dear Mr. Rachamin:

The Zoning Plans Advisory Committee has reviewed the plans submitted with the above-referenced petition. The following comments are not intended to indicate the appropriateness of the zoning action requested, but to assure that all parties are made aware of plans or problems with regard to the development plans that may have a bearing on this case. The Director of Planning may file a written report with the Zoning Commissioner with recommendations as to the suitability of the requested zoning.

Enclosed are all comments submitted from the members of the Committee at this time that offer or request information, on your petition. If similar comments from the remaining members are received, I will forward them to you. Otherwise, any comment that is not informative will be placed in the hearing file. This petition was accepted for filing on the date of the enclosed filing certificate and a hearing scheduled accordingly.

Very truly yours,

James E. Dyer
Chairman
Zoning Plans Advisory Committee

JED:kbb

Enclosures

Baltimore County
Department of Public Works
Bureau of Traffic Engineering
County Building, Suite 405
Towson, Maryland 21204
494-3554

July 9, 1987

Dennis F. Rasmussen
County Engineer

Mr. Arnold Jablon
Zoning Commissioner
County Office Building
Towson, Maryland 21204

Dear Mr. Jablon:

The Bureau of Traffic Engineering has no comments for items number 500, 501, 504, 505, 506, 507, 508, 509, 510, 511, and 512.

Very truly yours,

Michael S. Flanigan
Traffic Engineer Associate II

MSF:lt

Baltimore County
Fire Department
Towson, Maryland 21204-2586
494-6500

Paul H. Reincke
Chief

June 18, 1987

Mr. Arnold Jablon
Zoning Commissioner
Office of Planning and Zoning
Baltimore County Office Building
Towson, MD 21204

Re: Property Owner: Nachum Rachamin, et ux
Location: SW/X Arrowhead Rd., 223' NW Tena Road
Item No.: 500

Zoning Agenda: Meeting of 6/16/87

Gentlemen:

Pursuant to your request, the referenced property has been surveyed by this Bureau and the comments below marked with an "X" are applicable and required to be corrected or incorporated into the final plans for the property.

- () 1. Fire hydrants for the referenced property are required and shall be located at intervals of _____ feet along an approved road in accordance with Baltimore County Standards as published by the Department of Public Works.
- () 2. A second means of vehicle access is required for the site.
- () 3. The vehicle dead end condition shown at _____ EXCEEDS the maximum allowed by the Fire Department.
- () 4. The site shall be made to comply with all applicable parts of the Fire Prevention Code prior to occupancy or beginning of operation.
- (X) 5. The buildings and structures existing or proposed on the site shall comply with all applicable requirements of the National Fire Protection Association Standard No. 101 "Life Safety Code," 1976 edition prior to occupancy.
- () 6. Site plans are approved, as drawn.
- () 7. The Fire Prevention Bureau has no comments at this time.

REVIEWER: [Signature] Noted and
Planning Office Approved:
Special Inspection Division Fire Prevention Bureau

/s/

County Board of Appeals of Baltimore County

Room 200 Court House
Towson, Maryland 21204
(301) 191-3180

January 20, 1988

NOTICE OF ASSIGNMENT

NO POSTPONEMENTS WILL BE GRANTED WITHOUT GOOD AND SUFFICIENT REASONS. REQUESTS FOR POSTPONEMENTS MUST BE IN WRITING AND IN STRICT COMPLIANCE WITH BOARD RULE 2(b). NO POSTPONEMENTS WILL BE GRANTED WITHIN FIFTEEN (15) DAYS OF SCHEDULED HEARING DATE UNLESS IN FULL COMPLIANCE WITH RULE 2(c), COUNTY COUNCIL BILL NO. 59-79.

CASE NO. 88-110-A

NACHUM RACHAMIN, ET UX

SW/X Arrowhead Road, 223' NW of Tena Road
(8007 Arrowhead Road)

2nd Election District
2nd Councilmanic District

VAR - side yard setback of 2.8' in lieu
of required 11.25' for deck

10/08/87 - Z.C. GRANTED variance

ASSIGNED FOR:

THURSDAY, APRIL 7, 1988 at 10:00 a.m.

cc: Mr. & Mrs. Nachum Rachamin

Petitioners

Mr. Yitzchak Raphael

Protestant

Phyllis C. Friedman

People's Counsel for Balto. County

P. David Fields

James G. Howell

J. Robert Haines

Ann M. Nastarowicz

James E. Dyer

Kobyn Clark

Arnold Jablon, County Attorney

Kathleen C. Weidenhammer
Administrative Secretary

County Board of Appeals of Balto County

Room 200
Court House
Towson, MD 21204

RE: Case No. 88-110-A

Dear Sir:

This is to inform you that I the
Protestant Yitzchak Raphael have decided to
withdraw my petition, to have the variance granted
to Nachum Rachamin on the side yard
setback.

CC: Larry Rubin - Grant



County Board of Appeals of Baltimore County

Room 200 Court House
Towson, Maryland 21204
(301) 191-3180

March 2, 1988

RE: Case No. 88-110-A
Nachum Rachamin, et ux

Dear Mr. Raphael:

Enclosed is a copy of the Order of Dismissal issued
today by the County Board of Appeals in the subject matter.

Sincerely,

Kathleen C. Weidenhammer
Administrative Secretary

Encl.

cc: Mr. & Mrs. Nachum Rachamin
P. David Fields
James G. Howell
J. Robert Haines
Ann M. Nastarowicz
James E. Dyer
Kobyn Clark
Arnold Jablon, County Attorney

RECEIVED
MAY 4 1988
ZONING OFFICE

October 26, 1987

Mr. J. Robert Haines
Zoning Commissioner
Office of Planning and Zoning
Towson, Maryland 21204

RE: Zoning Violation
Case No. 88-110-A
My October 16, 1987 letter

Dear Sir:

Thank you for sending me a copy of this petition.

The first statement on this petition is totally false!!!

My understanding is that this falsehood may have been the
cause for your granting the variance; therefore, I apologize
for my language in my October 16, 1987 letter.

This false statement in the petition reads:

1. "Existing Grades and Access to the House dictate on this Location only."

This is untrue, because there is an additional access
to the house in the back; the 8009 Arrowhead Road house
(which is attached to 8007 Arrowhead Road house), built
his deck (one or two years before the illegal subject deck)
in the rear of the house. Please see the attached sketch
for details and dimensions of property.

The layout of the houses in this development, clearly dictates
that any proper expansion or construction should be made
in the rear of the houses. Please note that the side distance
of each of the 8005 and 8007 Arrowhead Road properties to
the property line is only approximately 15 feet, while the
rear distance to the property line is over 156 feet; this
is ten times more!!

I DO HEREBY APPEAL THE DECISION OF GRANTING THE VARIANCE
IN THE 88-110-A CASE.

Sincerely Yours,

Yitzchak Raphael

cc: Mr. Dennis F. Rasmussen

Mr. K. Dryden

Mr. J. Robert Haines
Zoning Commissioner
for Baltimore County
Room 113
County Office Building
111 West Chesapeake Ave.
Towson, MD. 21204

September 11, 1987

RE: CASE NO. 88-110-A

Dear Mr. Haines:

As the ones living at 8005 Arrowhead Road, we are the primary neighbors, who are affected by this deck. Our house's side exit is in front of the deck. Because of personal differences we and this case's petitioners are not on friendly terms and we have had to limit the use of our own house's side entrance, as a result of this deck. This is not right.

We are in the process of selling our house and we are very much concerned that the subject deck and of course the zoning variance sign, are adversely affecting the selling process.

When the building of this deck started, I, personally asked the contractor if the deck is legal. The contractor assured me that all concerning the deck is legal.

Due to the limited space between the houses at 8007 and 8005 Arrowhead Road, the location of this deck is improper, and as such, we can not agree to a zoning variance be approved.

Sincerely,

Yitzchak Raphaeli
Yitzchak Raphaeli



County Board of Appeals of Baltimore County
Room 200 Court House
Towson, Maryland 21204
(301) 494-3180

March 2, 1988

Mr. Yitzchak Raphaeli
8005 Arrowhead Road
Baltimore, MD 21209

RE: Case No. 88-110-A
Nachum Rachamin, et ux

Dear Mr. Raphaeli:

Enclosed is a copy of the Order of Dismissal issued today by the County Board of Appeals in the subject matter.

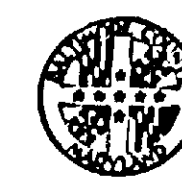
Sincerely,

Kathleen C. Weidenhammer
Kathleen C. Weidenhammer
Administrative Secretary

Encl.

cc: Mr. & Mrs. Nachum Rachamin
P. David Fields
James G. Hoswell
J. Robert Haines
Ann M. Nastarowicz
James E. Dyer
Robyn Clark
Arnold Jablon, County Attorney

SW/s Arrowhead Rd., 223' NW of Tema Rd.
(8007 Arrowhead Rd.)
NACHUM RACHAMIN, ET UX
1 SIGN



County Board of Appeals of Baltimore County
Room 200 Court House
Towson, Maryland 21204
(301) 494-3180

January 20, 1988

NOTICE OF ASSIGNMENT

NO POSTPONEMENTS WILL BE GRANTED WITHOUT GOOD AND SUFFICIENT REASONS. REQUESTS FOR POSTPONEMENTS MUST BE IN WRITING AND IN STRICT COMPLIANCE WITH BOARD RULE 2(b). NO POSTPONEMENTS WILL BE GRANTED WITHIN FIFTEEN (15) DAYS OF SCHEDULED HEARING DATE UNLESS IN FULL COMPLIANCE WITH RULE 2(c), COUNTY COUNCIL BILL NO. 62-79.

CASE NO. 88-110-A

NACHUM RACHAMIN, ET UX

SW/s Arrowhead Road, 223' NW of Tema Road
(8007 Arrowhead Road)

2nd Election District
2nd Councilmanic District

VAR - side yard setback of 2.8' in lieu
of required 11.25' for deck

10/08/87 - Z.C. GRANTED variance

ASSIGNED FOR: THURSDAY, APRIL 7, 1988 at 10:00 a.m.

cc: Mr. & Mrs. Nachum Rachamin Petitioners

Mr. Yitzchak Raphaeli Protestant

Phyllis Cole Friedman People's Counsel for Baltimore County

P. David Fields
James G. Hoswell
J. Robert Haines
Ann M. Nastarowicz
James E. Dyer
Robyn Clark
Arnold Jablon, County Attorney

Kathleen C. Weidenhammer
Administrative Secretary

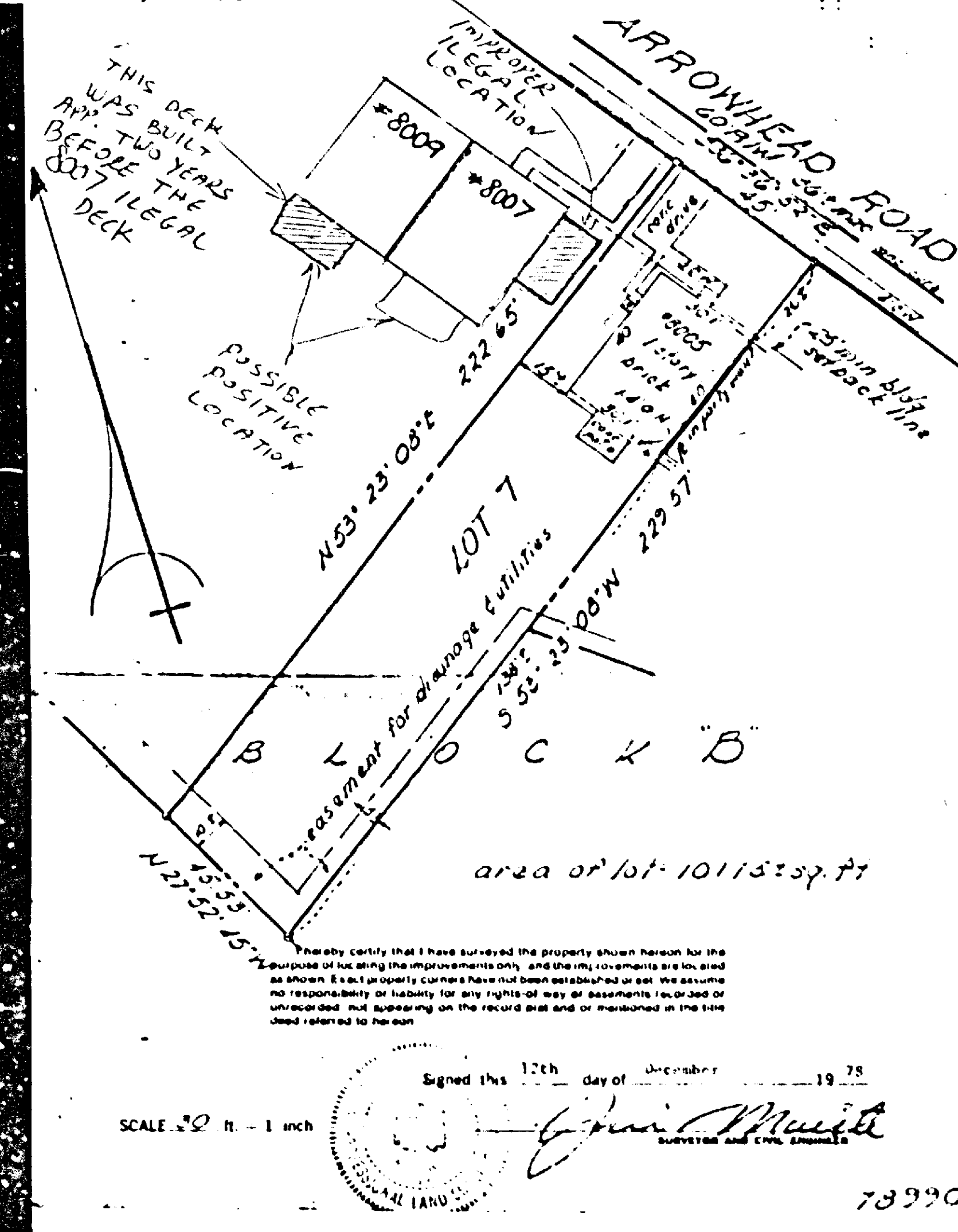
1/20/88 - Notice sent to following advising of hearing on Thurs., April 7, 1988 at 10:00 a.m.

Mr. & Mrs. Nachum Rachamin
Mr. Yitzchak Raphaeli
Phyllis C. Friedman, Esq.
P. David Fields
James G. Hoswell
J. Robert Haines
Ann M. Nastarowicz
James E. Dyer
Robyn Clark
Arnold Jablon, County Attorney

EVANS, HAQAN & HOLDEPER, INC.
SURVEYORS AND CIVIL ENGINEERS

8015 BELAIR ROAD / BALTIMORE, MD. 21236 (301) 866-1661
530 POPLAR STREET / CAMBRIDGE, MD. 21613 (301) 226-2360
111 JOHN STREET / WESTMINSTER, MD. 21157 (301) 946-1700
11 E. WASHINGTON STREET / EASTON, MD. 21601 (301) 827-8433

Plot showing property known as 8005 Arrowhead Road. Also known as Lot 7, Block B, as shown on the PLAT OF CHARTWELL ADDITION, AND A RESUBDIVISION OF PARCEL A, SEC. 2, CHARTWELL, which Plot is recorded along the Land Records of Baltimore County in Plot Book 28, Folio 24.



County Board of Appeals of Baltimore County
Room 200 Court House
Towson, Maryland 21204
(301) 494-3180

November 30, 1987

Mrs. Helena Rachamin
8007 Arrowhead Road
Baltimore, MD 21209

RE: Case No. 88-110-A
Nachum Rachamin, et ux

Dear Mrs. Rachamin:

Enclosed is the section of the zoning regulations which discussed in our telephone conversation last week. This section delineates the guidelines by which variances can be granted or cannot be granted. If you have questions concerning the enclosed, please call the Zoning Office (494-3391) and ask to talk with a zoning technician. This individual would be able to assist you should you need more detailed information.

Sincerely,

Kathleen C. Weidenhammer
Kathleen C. Weidenhammer
Administrative Secretary

Encl.

October 26, 1987

Mr. J. Robert Haines
Zoning Commissioner
Office of Planning and Zoning
Towson, Maryland 21204

RE: Zoning Violation
Case No. 88-110-A
My October 16, 1987 letter

Dear Sir:

Thank you for sending me a copy of this petition.

The first statement on this petition is totally false!!!

My understanding is that this falsehood may have been the cause for your granting the variance; therefore, I apologize for my language in my October 16, 1987 letter.

This false statement in the petition reads:

1. "Existing Grades and Access to the House dictate on this Location only."

This is untrue, because there is an additional access to the house in the back; the 8009 Arrowhead Road house (which is attached to 8007 Arrowhead Road house) built his deck (one or two years before the illegal subject deck) in the rear of the house! Please see the attached sketch for details and dimensions of property.

The layout of the houses in this development, clearly dictates that any proper expansion or construction should be made in the rear of the houses. Please note that the side distance of each of the 8005 and 8007 Arrowhead Road properties to the property line is only approximately 15 feet, while the rear distance to the property line is over 156 feet; this is ten times more!!

I DO HEREBY APPEAL THE DECISION OF GRANTING THE VARIANCE IN THE 88-110-A CASE.

Sincerely Yours,

Yitzchak Raphaeli
Yitzchak Raphaeli

cc: Mr. Dennis F. Rasmussen

Mr. K. Dryden

Baltimore County
Zoning Commissioner
Office of Planning and Zoning
Towson, Maryland 21204
494-3333

October 30, 1987

Baltimore County Board of Appeals
Old Courthouse, Room 4205
Towson, Maryland 21204

RE: Petition for Zoning Variance
SW/s Arrowhead Road, 223' NW of Tema Road (8007 Arrowhead Road)
Nachum Rachamin, et ux - Petitioners
Case No. 88-110-A

Dear Board:

Please be advised that on October 27, 1987, an appeal of the decision rendered in the above-referenced case was filed by Yitzchak Raphaeli, Protestant. All materials relative to the case are being forwarded to your office herewith. Please notify all parties to the case when a date and time for the appeal hearing has been scheduled.

If you have any questions concerning this matter, please do not hesitate to contact this office.

Very truly yours,

J. Robert Haines
J. ROBERT HAINES
Zoning Commissioner

JRH:bjjs

cc: Mr. & Mrs. Nachum Rachamin, Petitioners
8007 Arrowhead Road, Baltimore, MD. 21208

Mr. Yitzchak Raphaeli, Protestant
8005 Arrowhead Road, Baltimore, MD. 21208

Phyllis Cole Friedman, Esquire,
People's Counsel of Baltimore County
Rm. 223, Old Courthouse, Towson, Maryland 21204

File

October 16, 1987

Mr. J. Robert Haines
Zoning Commissioner
Office of Planning and Zoning
Towson, Maryland 21204

RE: Zoning Violation
Case No. 88-110-A
Your letter received October 10, 1987

Dear Sir:

One wants to believe that all must obey the laws and the orders which are in effect. Your support of the zoning violation, (Case 88-110-A), causes one to believe that there is always a way to break the law and then to obtain support from the authorities.

Your granting and giving approval to the 88-110-A violation, is totally wrong!!! You are clearly allowing one resident to violate/break the law; this is also against the basic interests of another resident.

As I wrote to you previously, I asked the licensed contractor, when he started building the deck, if it was in accordance to the zoning laws. He assured me that the deck construction was in accordance to all zoning ordinances and was legal. The end result is a deck which was illegally built, and you are supporting this violation.

This deck is very frequently used for all the regular living activities such as eating, feeding children, listening to loud music, loud telephone conversations, parties, etc. All this takes place, only a few feet from my kitchen and bedroom. This is again at the simple basic privacy needs of everyone! It is very hard for me to believe that you, the authorities support such a flagrant violation, of my right to privacy.

Because of this deck, I have lost my basic privacy in my own home, in my own bedroom! For example, every personal private conversation in my bedroom can easily and clearly be heard on this deck; it is right under my window.

I have been a resident of this county, for the last ten years. As such, I have paid you all the taxes which were legally due. Therefore, I strongly request that you perform your basic duties by supporting the law which is in effect.

Maybe some of the neighbors support the existence of this illegal structure. This may be because they like the owner of the deck, or the way the deck is kept. I can respect this support.

However, the resident in 8005 Arrowhead Road, (my house!!!), is the only person who is suffering from the noise and activities which take place on this deck, because it is only a few feet from the kitchen/dining room/master bedroom! These others are not affected at all!

WHY DO YOU FAIL TO REALIZE THIS!!!! THIS IS A VERY SIMPLE AND BASIC UNTOLEABLE SITUATION!!

I am hereby requesting the following from you:

1. Do not grant/approve this variance.
2. I hope to sell my home in the near future. I am very concerned that the subject deck is and has adversely affecting the selling process, during the past five months.

Please let me know of your decision, as soon as possible.

I remain,

Respectfully Yours,

Yitzhak Raphaeli
Yitzhak Raphaeli

cc: Mr. Dennis F. Rasmussen
Balt. County Exec. Office
Old Court House
400 Washington Ave.
Towson, Maryland 21204

Mr. K. Dryden
Old Court House
400 Washington Ave.
Towson, Maryland 21204

October 16, 1987

Mr. J. Robert Haines
Zoning Commissioner
Office of Planning and Zoning
Towson, Maryland 21204

RE: Zoning Violation
Case No. 88-110-A
Your letter received October 10, 1987

Dear Sir:

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As I wrote to you previously, I asked the licensed contractor, when he started building the deck, if it was in accordance to the zoning laws. He assured me that the deck construction was in accordance to all zoning ordinances and was legal. The end result is the deck was illegally built, and you are supporting this violation.

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I have been a resident of this county, for the last ten years. As such, I have paid you all the taxes which were legally due. Therefore, I strongly request that you perform your basic duties by supporting the law which is in effect.

Kenneth D. Dryden
Administrative Office

J. Robert Haines
Zoning Commissioner

Mr. Yitzhak Raphaeli
8005 Arrowhead Road, 21208
RE: Petition for Zoning Variance
Case No. 88-110-A

October 26, 1987

In response to your note dated 10/21/87 on the subject, please be advised that the Zoning Commissioner has no authority to waive the appeal filing fees. As a courtesy to the County Board of Appeals, this office processes all requests for appeals of opinions issued by the Zoning Office. It is possible that the Board might waive the filing fees if Mr. Raphaeli directs his request to Mr. William T. Backett, its Chairman.

For your information, the decision in this case was based on the facts and evidence presented at the hearing, as well as Mr. Raphaeli's opposing correspondence, which was received prior to the hearing and placed in the case file for consideration. The subject Petition requested a variance from setback requirements. The granting of same was a legal right of the Zoning Commissioner and in my opinion, the variance is not in violation of any Zoning Regulations. Furthermore, if any party is dissatisfied with the decision rendered, that party has the right to file an appeal to the County Board of Appeals.

If you have any further questions on the subject, please do not hesitate to call me.

JRH:bjs

APPEAL

Petition for Zoning Variance
SW/S Arrowhead Road, 223' NW of Tena Road
(8007 Arrowhead Road)
2nd Election District - 2nd Councilmanic District
Nachum Rachamin, et ux - Petitioners
Case No. 88-110-A

Petition for Zoning Variance

Description of Property

Certificate of Posting

Certificates of Publication

Entry of Appearance of People's Counsel (Not in File)

Zoning Plans Advisory Committee Comments

Director of Planning & Zoning Comments

Petitioner's Exhibits: 1 - Plot Plan of Property dated 6/1/87

2 - Signatures in Support of Petition dated 6/2/87

Letter of Protest dated 9/11/87 from Yitzhak Raphaeli

Zoning Commissioner's Order dated 10/8/87

Letter of Protest dated 10/16/87 from Yitzhak Raphaeli

Letter of Appeal with attachment received 10/27/87 from Yitzhak Raphaeli, Protestant

Mr. & Mrs. Nachum Rachamin
8007 Arrowhead Road, Baltimore, Md. 21208

Mr. Yitzhak Raphaeli, Protestant
8005 Arrowhead Road, Baltimore, Md. 21208

Phyllis Cole Friedman, Esquire,
People's Counsel of Baltimore County
Rm. 223, Old Courthouse, Towson, Maryland 21204

PETITION FOR ZONING VARIANCE

2nd Election District - 2nd Councilmanic District
Case No. 88-110-A

LOCATION: Southwest Side of Arrowhead Road, 223 feet Northwest of Tena Road (8007 Arrowhead Road)

DATE AND TIME: Tuesday, September 22, 1987, at 9:45 a.m.

PUBLIC HEARING: Room 106, County Office Building, 111 W. Chesapeake Avenue, Towson, Maryland

The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County, will hold a public hearing:

Petition for Zoning Variance to permit a side yard setback of 2.8 feet in lieu of the required 11.25 feet for an open protection (deck)

Being the property of Nachum Rachamin, et ux, as shown on plat plan filed with the Zoning Office.

In the event that this Petition(s) is granted, a building permit may be issued within the thirty (30) day appeal period. The Zoning Commissioner will, however, entertain any request for a stay of the issuance of said permit during this period for good cause shown. Such request must be received in writing by the date of the hearing set above or made at the hearing.

J. ROBERT HAINES
ZONING COMMISSIONER
OF BALTIMORE COUNTY

Request Notification: Norman E. Gerber, Director of Planning
James Howell, Office of Planning & Zoning
J. Robert Haines, Zoning Commissioner
Ann M. Nastarowicz, Deputy Zoning Commissioner
James E. Dyer, Zoning Supervisor
Margaret E. Dubois, Docket Clerk

October 30, 1987

Baltimore County Board of Appeals
Old Courthouse, Room #205
Towson, Maryland 21204

RE: Petition for Zoning Variance
SW/S Arrowhead Road, 223' NW of Tena Road (8007 Arrowhead Road)
Nachum Rachamin, et ux - Petitioners
Case No. 88-110-A

Dear Board:

Please be advised that on October 27, 1987, an appeal of the decision rendered in the above-referenced case was filed by Yitzhak Raphaeli, Protestant. All materials relative to the case are being forwarded to your office herewith. Please notify all parties to the case when a date and time for the appeal hearing has been scheduled.

If you have any questions concerning this matter, please do not hesitate to contact this office.

Very truly yours,

J. Robert Haines
J. ROBERT HAINES
Zoning Commissioner

JRH:bjs

cc: Mr. & Mrs. Nachum Rachamin, Petitioners
8007 Arrowhead Road, Baltimore, Md. 21208

Mr. Yitzhak Raphaeli, Protestant
8005 Arrowhead Road, Baltimore, Md. 21208

Phyllis Cole Friedman, Esquire,
People's Counsel of Baltimore County
Rm. 223, Old Courthouse, Towson, Maryland 21204

File

Baltimore County
Zoning Commissioner
Office of Planning & Zoning
Towson, Maryland 21204
494.3333
J. Robert Haines
Zoning Commissioner

October 8, 1987

Mr. & Mrs. Nachum Rachamin
8007 Arrowhead Road
Baltimore, Maryland 21208

RE: Petition for Zoning Variance
SW/S Arrowhead Road, 223' NW of Tena Road
2nd Election District, 2nd Councilmanic District
Case No. 88-110-A

Dear Mr. & Mrs. Rachamin:

Pursuant to the recent hearing held on the subject case, enclosed please find a copy of the decision rendered. Your Petition for Zoning Variance has been granted, subject to the condition noted in the attached Order.

If you have any questions concerning this matter, please do not hesitate to contact this office.

Very truly yours,

J. Robert Haines
J. ROBERT HAINES
Zoning Commissioner

JRH:bjs

Enclosures

cc: Mr. Yitzhak Raphaeli
8005 Arrowhead Road, Baltimore, Maryland 21208

People's Counsel

File

Maybe some of the neighbors support the existence of this illegal structure. This may be because they like the owner of the deck, or the way the deck is kept. I can respect this support.

However, the resident in 8005 Arrowhead Road, (my house!!), is the only person who is suffering from the noise and activities, which take place on this deck, because it is only a few feet from the kitchen/dining room/master bedroom! These others are not affected at all!

WHY DO YOU FAIL TO REALIZE THIS!!!! THIS IS A VERY SIMPLE AND BASIC UNTOLEABLE SITUATION!!

I am hereby requesting the following from you:

1. Do not grant/approve this variance.
2. I hope to sell my home in the near future. I am very concerned that the subject deck is and has adversely affecting the selling process, during the past five months.

Please let me know of your decision, as soon as possible.

I remain,

Respectfully yours,

Yitzchak Raphael

cc: Mr. Dennis F. Rasmussen
Balt. County Exec. Office
Old Court House
400 Washington Ave.
Towson, Maryland 21204

Mr. K. Dryden
Old Court House
400 Washington Ave.
Towson, Maryland 21204

Mr. J. Robert Haines
Zoning Commissioner
for Baltimore County
Room 113
County Office Building
111 West Chesapeake Ave.
Towson, MD. 21204

September 11, 1987

RE: CASE NO. 88-110-A

Dear Mr. Haines:

As the ones living at 8005 Arrowhead Road, we are the primary neighbors, who are affected by this deck. Our house's side exit is in front of the deck. Because of personal differences and we and this case's petitioners are not on friendly terms and we have had to limit the use of our own house's side entrance, as a result of this deck. This is not right.

We are in the process of selling our house and we are very much concerned that the subject deck and of course the zoning variance sign, are adversely affecting the selling process.

When the building of this deck started, I personally asked the contractor if the deck is legal. The contractor assured me that all concerning the deck is legal.

Due to the limited space between the houses at 8007 and 8005 Arrowhead Road, the location of this deck is improper, and as such, we can not agree to a zoning variance be approved.

Sincerely,

Yitzchak Raphael

RECEIVED
SEP 14 1987

ZONING OFFICE

Nachum and Helena Rachamin
8007 Arrowhead Rd.
Baltimore, Maryland 21208
September 22, 1987

RE: Item No. 500 - Case No. 88-110 - A
Petitioner: Nachum Rachamin, et ux
Petition for Zoning Variance

Dear Mr. Haines:

I was unable to attend the hearing for which my husband and I have petitioned for a zoning variance. I am a teacher in the school system and I was committed to the classroom at that time. Therefore, I would like to add some comments about this petition that I feel may be of relevance.

The deck in question is a product of hard work and love. It was at my request, after many years of waiting, that my husband planned and built the deck. His gift to me was a completed, magnificent deck. I treasure this deck because it was built with labor and love. To beautify the deck, my husband also landscaped our property and we invested in patio furniture. Not only have we improved the physical appearance of our property, the deck is also a functional addition. I am now more readily able to spend more time outside with my two young sons without fear of having them wander near my next door neighbor's dog. We have enjoyed many family activities together while sitting on our deck.

As a result of not knowing procedure, we are experiencing much anguish. I truly am sorry for the inconvenience this has caused for all concerned. I think that it is important that you know what this deck means to us. We are good, honest people and all that we ask is that we are allowed to enjoy the pleasure of our deck.

Respectfully,

Helena Rachamin
Helena Rachamin

RECEIVED
SEP 28 1987

ZONING OFFICE

BALTIMORE COUNTY ZONING PLANS ADVISORY COMMITTEE

September 16, 1987

Mr. Nachum Rachamin
8007 Arrowhead Road
Baltimore, Maryland 21208

RE: Item No. 500 - Case No. 88-110-A
Petitioner: Nachum Rachamin, et ux
Petition for Zoning Variance

Dear Mr. Rachamin:

The Zoning Plans Advisory Committee has reviewed the plans submitted with the above-referenced petition. The following comments are not intended to indicate the appropriateness of the zoning action requested, but to assure that all parties are made aware of plans or problems with regard to the development plans that may have a bearing on this case. The Director of Planning may file a written report with the Zoning Commissioner with recommendations as to the suitability of the requested zoning.

Enclosed are all comments submitted from the members of the Committee at this time that offer or request information on your petition. If similar comments from the remaining members are received, I will forward them to you. Otherwise, any comment that is not informative will be placed in the hearing file. This petition was accepted for filing in the date of the enclosed filing certificate and a hearing scheduled accordingly.

Very truly yours,

James E. Dyer
Chairman
Zoning Plans Advisory Committee

JED:kbb

Enclosures

Request for Assistance

RF# 87-187

Date: 5-6
Suspense Date: 5-13
CITIZEN INFORMATION
Dist: Co. 2 Elec. 2
Name: Yitzchak Raphael
Telephone: 655-2366
Address: 8005 Arrowhead Rd.
752-4150
Form Initiated By: Helena

PROBLEM
8007 Arrowhead Rd.
Porch on side of house - no permit.
Would like to be called prior to visit.

CITIZEN CONTACT

Date:
Contact By:

AGENCY ACTION

Completed By:

FINAL DISPOSITION

Date:
DCA Staff Person:

Division of Citizens Assistance

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

TO: James Dyer
Zoning Supervisor
FROM: James Thompson
Zoning Enforcement Coordinator
Item No.: 500 (if known)
SUBJECT: Petitioner: NACHUM & HELENA RACHAMIN (if known)

VIOLATION CASE # 87-1871
LOCATION OF VIOLATION 8007 ARROWHEAD ROAD
DEFENDANT NACHUM & HELENA RACHAMIN
ADDRESS 8007 ARROWHEAD RD BALTIMORE, MD 21208

Please be advised that the aforementioned petition is the subject of an active violation case. When the petition is scheduled for a public hearing, please notify the following persons:

NAME: YITZCHAK RAPHAEL
ADDRESS: 8005 ARROWHEAD ROAD
BALTIMORE, MD 21208

After the public hearing is held, please send a copy of the Zoning Commissioner's Order to the Zoning Enforcement Coordinator, so that the appropriate action may be taken relative to the violation case.

CPS-008

Baltimore County
Fire Department
Towson, Maryland 21204-2586
494-4500

Paul H. Rencke
Chief

June 18, 1987

Mr. Arnold Jablon
Zoning Commissioner
Office of Planning and Zoning
Baltimore County Office Building
Towson, MD 21204

Re: Property Owners: Nachum Rachamin, et ux

Location: SW/X Arrowhead Rd., 223' NW Tena Road

Item No.: 500

Zoning Agency: Meeting of 6/16/87

Gentlemen:

Pursuant to your request, the referenced property has been surveyed by this Bureau and the comments below marked with an "X" are applicable and required to be corrected or incorporated into the final plans for the property.

- () 1. Fire hydrants for the referenced property are required and shall be located at intervals or feet along an approved road in accordance with Baltimore County Standards as published by the Department of Public Works.
- () 2. A second means of vehicle access is required for the site.
- () 3. The vehicle dead end condition shown at EXCEEDS the maximum allowed by the Fire Department.
- () 4. The site shall be made to comply with all applicable parts of the Fire Prevention Code prior to occupancy or beginning of operation.
- (X) 5. The buildings and structures existing or proposed on the site shall comply with all applicable requirements of the National Fire Protection Association Standard No. 101 "Life Safety Code," 1976 edition prior to occupancy.
- () 6. Site plans are approved, as drawn.
- () 7. The Fire Prevention Bureau has no comments at this time.

REVIEWER: [Signature] Noted and Approved: [Signature]
Special Inspection Division Fire Prevention Bureau

/s/

